

GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Town Planning – Tanuku Municipality – Change of land use from Agriculturall Use to Residential Use R.S.No.76/3(P), 82/1(P), 2, 3A(P), 3B(P), 83/1(P), 2 and 382/1B at Ward No.4 Vemavaram, Tanuku to an extent of Ac.5.02 cents of Tanuku Municipality - Draft Variation – Confirmed – Orders - Issued.

MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT (H1) DEPARTMENT

G.O.Ms.No. 362

Dated:18/09/2012.
Read the following:-

- 1) GO.Ms.No.480, MA dated:19.09.2000.
- 2) From the Director of Town and Country Planning, Hyderabad Letter Roc.No.7987/2011/R, dt:29.08.2011.
- 3) Govt. Memo No.22723/H1/2011-3, dated 19-04-2012.
- 4) Commissioner of Printing, A.P. Extraordinary Gazette No.243, Part-I, dt:26-04-2012.
- 5) From the Director of Town & Country Planning, Hyd Lr.Roc.No.7987/2011/R, dated 07.09.2012.

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ORDER:-

The draft variation to the Tanuku General Town Planning Scheme to the Master Plan which was sanctioned in G.O.Ms.No.480 MA., dated: 19.09.2000 was issued in Government Memo. No.22723/H1/2011-3, Municipal Administration & Urban Development Department, dated 19-04-2012 and published in the Extraordinary issue of A.P. Gazette No. 243, Part-I, dated: 26-04-2012. No objections and suggestions have been received from the public within the stipulated period. The Director of Town & Country Planning, Hyderabad in his letter dated:07-09-2012 has stated that the Commissioner, Tanuku Municipality has informed that the applicant has paid an amount of Rs.60,970/- (Rupees Sixty thousand Nine hundred and Seventy only) and Rs.20,325/- (Rupees Twenty thousand Three hundred and Twenty Five only) towards Development/ Conversion charges as per G.O.Ms.No.158 MA.,dated:22-03-1996 and also handed over the road affected portion through registered gift deed. Hence, the draft variations are confirmed.

2. The appended notification will be published in the next issue of the Andhra Pradesh Gazette

(BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH)

B.SAM BOB
PRINCIPAL SECRETARY TO GOVERNMENT(UD)

To
The Commissioner of Printing, Stationery and Stores Purchase, Hyderabad.
The Director of Town and Country Planning, Hyderabad.
The Regional Deputy Director of Town Planning, Rajahmundry.
The Commissioner, Tanuku Municipality, Tanuku.

Copy to:

The individual through the Commissioner, Tanuku Municipality, Tanuku.
The District Collector, East Godavari District.
SF/SC.

//FORWARDED:BY:ORDER//

SECTION OFFICER

APPENDIX
NOTIFICATION

In exercise of the powers conferred by clause (a) of Sub- Section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920, the Government of Andhra Pradesh hereby makes the following variation to the Master Plan of Tanuku Town, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No.243, Part-I, dated:26-04-2012 as required by clause (b) of the said section.

VARIATION

The site in R.S.No.76/3(P), 82/1(P), 2, 3A(P), 3B(P), 83/1(P), 2 and 382/1B at Ward No.4, Vemavaram, Tanuku to an extent of Ac.5.02 cents of Tanuku Municipality, the boundaries which are as shown in the schedule below and which is earmarked for Agricultural use zone in the General Town Planning Scheme (Master Plan) of Tanuku Town, sanctioned in G.O.Ms.No.480, MA dated: 19.09.2000, is designated for Residential use by variation of change of land use based on Council Resolution No.148, dated 22.07.2010, and as the site is abutting to N.H.5 as marked "A,B,C,D" as shown in the revised part proposed land use GTP Map No.29/2012/R which is available in Municipal Office, Tanuku Town, **subject to the following conditions:**

1. The applicant shall obtain prior permission from the competent authority before commencing the development work.
2. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the proof of any title of the land.
6. The change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
7. Any other conditions as may be imposed by the competent authority.

SCHEDULE OF BOUNDARIES

- NORTH : Agricultural lands. The Government have issued draft variation, notification vide Memo. No. 10370/H1/2011-2, dated 21.07.2011.
- EAST : Agricultural land and part site of Memo No. 10370/H1/2011-2, Dated 21.07.2011.
- SOUTH : N.H. Road-5, Tanuku – Ravulapalem 191'-06" to 197'-00" wide Existing road to be widened to 200'-00" wide.
- WEST : Agricultural Lands. The Government have issued draft variation, notification vide Memo. No. 10370 /H1/2011-2, dated 21.07.2011.

B.SAM BOB
PRINCIPAL SECRETARY TO GOVERNMENT(UD)

SECTION OFFICER